

RECOMMENDATION

The Planning Board unanimously recommends the motion under Article 36 be **APPROVED**.

BACKGROUND

The National Flood Insurance Program (NFIP) was established in 1968 with the passage of the National Flood Insurance Act. The National Flood Insurance Program (NFIP) is a federal program enabling property owners in participating communities to purchase insurance as protection against flood losses in exchange for state and community adoption of floodplain management regulations that reduce future flood damages. Over 20,000 communities participate in the program, of which Lexington is one.

As part of the regular monitoring and updating of the program, the federal government has updated its flood insurance district maps as it relates to the Hartwell Avenue area. In order to remain eligible for federal flood insurance, the Town must adopt the revised Flood Insurance Rate Map (FIRM) and Flood Insurance Study (FIS) by July 6, 2016.

If a community does not adopt new floodplain management regulations or amend its existing regulations before the effective date of the FIRM and FIS report, the community will be suspended from the NFIP.

PUBLIC HEARING

A duly advertised public hearing was held on January 20, 2016 in the Selectmen's Meeting Room in the Town Office Building. After a brief presentation of the proposed motion, no one spoke to this article and the hearing closed. After deliberations at their meeting of February 24, the Planning Board voted unanimously to recommend the adoption of this article.

PROPOSED MOTION

That Chapter 135 of the Code of the Town of Lexington, the Zoning Bylaw, be amended as follows:

1. Amend Sections 7.1.3 & 7.1.6.1.a

7.1.3 Location. The NFI District includes all special flood hazard areas within the Town of Lexington designated as Zone A and AE on the Middlesex County, Massachusetts Flood Insurance Rate Map (FIRM) issued by the Federal Emergency Management Agency (FEMA) for the administration of the National Flood Insurance Program. The map panels of the Middlesex County FIRM that are wholly or partially within the Town of Lexington are panel numbers 0382EF, 0384EF, 0392E, 0401E, 0402E, 0403E, 0404E, 0408E, 0411E, 0412E, 0414E, and 0416E, ~~dated June 4, 2010~~ in effect as of July 6, 2016. The exact boundaries of the District may be defined by the one-hundred-year base flood elevations shown on the FIRM and further defined by the Middlesex County Flood Insurance Study (FIS) report, ~~in effect July 6, 2016~~ dated June 4, 2010. The FIRM and FIS report are incorporated herein by reference and are on file with the Town Clerk ~~and Community Development Department~~ and available on the Town website.

7.1.6 Use Regulations.

- a. Sections of the Massachusetts State Building Code (780 CMR) which addresses floodplain and coastal high hazard areas (~~currently 780 CMR 120.G, "Flood Resistant Construction and Construction in Coastal Dunes"~~);

2. Amend the Zoning Map.

Amend the Zoning Map to reflect the changes to panel numbers 0382 and 0384, as described above.